

060.0

0001

0004.0

Map

Block

Lot

1 of 1

Commercial

CARD

ARLINGTON

Total Card / Total Parcel

1,240,600 / 1,240,600

APPRAISED:

1,240,600 / 1,240,600

USE VALUE:

1,240,600 / 1,240,600

ASSESSED:

1,240,600 / 1,240,600

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
47-53		PARK AVE, ARLINGTON

**OWNERSHIP**

Owner 1:	ARLINGTON COAL & LUMBER CO	Unit #:	
Owner 2:			
Owner 3:			

Street 1: 41 PARK AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: N
Postal: 02476		Type:

**PREVIOUS OWNER**

Owner 1:	
Owner 2:	

Street 1:

Twn/City:

St/Prov:	Cntry:	
Postal:		

**NARRATIVE DESCRIPTION**

This parcel contains .147 Sq. Ft. of land mainly classified as Store with a Store Building built about 1924, having primarily Brick Exterior and 6297 Square Feet, with 1 Unit, 0 Bath, 0 3/4 Bath, 1 HalfBath, 0 Rooms, and 0 Bdrm.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	B3	VILLAGE B	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
325	Store		6400	Sq. Ft.	Site		0	31.	2.74	CA										543,989						544,000	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description
325	6400.000	696,600		544,000	1,240,600	
Total Card	0.147	696,600		544,000	1,240,600	Entered Lot Size
Total Parcel	0.147	696,600		544,000	1,240,600	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	197.01	/Parcel: 197.01	Land Unit Type:

User Acct	39540
GIS Ref	
GIS Ref	
Insp Date	
06/23/18	

**USER DEFINED**

Prior Id # 1:	39540
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/30/21	01:50:52
LAST REV	
Date	Time
07/31/19	10:59:58
apro	
5228	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

**SALES INFORMATION**

TAX DISTRICT		PAT ACCT.							
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	11673-89		5/1/1969			No	No	N	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/29/2003	734	Re-Roof	10,000	C				

**ACTIVITY INFORMATION**

Date	Result	By	Name
6/23/2018	Meas/Inspect	HS	Hanne S
3/20/2009	Meas/Inspect	197	PATRIOT
6/14/2000	Meas/Inspect	197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_\_\_

